

PERMANENT SEWER EASEMENT

KNOW ALL MEN BE THESE PRESENTS:

THAT SKS, INC.

hereinafter referred to as GRANTOR, (whether one or more) for and in consideration of the sum of Two and No/100 Dollars (\$ 2.00 ) and other valuable consideration, the receipt of which is hereby acknowledged, does hereby grant and convey unto the Sanitary and Improvement District No. 367, Douglas County, Nebraska, hereinafter referred to as SID, and to its successors and assigns, an easement for the right to construct, maintain and operate a

Sewer, and appurtenances thereto, in, through, and under the parcel of land described as follows, to-wit:

SEE ATTACHED EXHIBIT "A", TRACTS "A", "B", "C" AND "D"

CASH 221 14 BK 1053 R FB 02-32945
TYPE misc PG 145-154 C/O COMP SCAN
FEE 50.50 OF misc LEGL PG TCA-147 MC FV
TR.B-149
TR.C-151
TR.D-153

RECEIVED
JAN 5 3 16 PM '93
GEORGE J. BUCLEWICZ
REGISTER OF DEEDS
DOUGLAS COUNTY, NEB.

TO HAVE AND TO HOLD unto said SID, its successors and assigns, together with the right of ingress and egress from said premises for the purpose of constructing, inspecting, maintaining or operating said Sewer at the will of the SID. The GRANTOR may, following construction of said Sewer, continue to use the surface of the easement strip conveyed hereby for other purposes, subject to the right of the SID to use the same for the purposes herein expressed.

It is further agreed as follows:

- 1. That no grading, fill or fill material, embankment work, buildings, improvements, or other structures, shall be placed in, on, over, or across said easement strip by GRANTOR, his or their successors and assigns without express approval of the SID.
2. That SID will replace or rebuild any and all damage to improvements caused by SID exercising its rights of inspecting, maintaining or operating said Sewer, except that, damage to, or loss of, trees and shrubbery will not be compensated for by SID.
3. That SID shall cause any trench made on said easement strip to be properly refilled and shall cause the premises to be left in a neat and orderly condition.
4. That said GRANTOR for himself or themselves and his or their heirs, executors and administrators does or do confirm with the said SID and its assigns, that he or they, the GRANTOR is or are well seized in fee of the above described property and that he or they has or have the right to grant and convey this easement in the manner and form aforesaid, and that he or they will, and his or their heirs, executors, and administrators, shall warrant, and defend this easement to said SID and its assigns against the lawful claims and demands of all persons.
5. That said easement is granted upon the condition that the SID will remove or cause to be removed all presently existing improvements thereon, including but not limited to, crops, vines, trees within the easement area as necessary for construction.
6. That this instrument contains the entire agreement of the parties; that there are no other different agreements or understandings, except a Temporary Construction Easement if and as applicable, between the GRANTOR and the SID or its agents; and that the GRANTOR, in executing and delivering this instrument, has not relied upon any promises, inducements, or representations of the SID or its agents or employees, except as are set forth herein.

IN WITNESS WHEREOF said GRANTOR has or have hereunto set his or their hand(s) this 1st day of OCTOBER A.D., 1992

SKS, INC.

Name of Corporation

Corporate Seal

By

Attest

President

Secretary

INDIVIDUAL ACKNOWLEDGEMENT

STATE OF NEBRASKA )  
 ) SS  
COUNTY OF DOUGLAS )

On this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, before me a Notary Public, in and for said County, personally came the above named: \_\_\_\_\_

who is (are) personally known to me to be the identical person(s) whose name(s) is (are) affixed to the above instrument and acknowledged the instrument to be his, her (their) voluntary act and deed for the purpose therein stated.

WITNESS my hand and Notarial Seal the date aforesaid.

\_\_\_\_\_  
NOTARY PUBLIC

My Commission expires \_\_\_\_\_

CORPORATE ACKNOWLEDGEMENT

STATE OF NEBRASKA )  
 ) SS  
COUNTY OF DOUGLAS )

On this 1 day of October, 19 92, before me, the undersigned, a Notary Public in and for said County, personally came Robert F. Krohn President of

SKS, Inc.  
a Nebraska Corporation, and Steve Secretary of said Corporation,  
Shawnee

to me personally known to be the President and Secretary respectively of said Corporation and the identical persons whose names are affixed to the foregoing instrument, and acknowledged the execution thereof to be their respective voluntary act and deed as such officers and the voluntary act and deed of said Corporation, and the Corporate Seal of said Corporation to be thereto affixed by its authority.

WITNESS my hand and Notarial Seal at Omaha in said County the day and year last above written.

Carol Wilkinson  
NOTARY PUBLIC

My Commission expires \_\_\_\_\_



LEGAL DESCRIPTION  
PERMANENT SANITARY SEWER EASEMENT, TRACT 'A'  
LOT 268, THE RIDGES

A permanent sanitary sewer easement located in Lot 268, The Ridges, a subdivision located in Section 29, Township 15 North, Range 11 East of the Sixth Principal Meridian, Douglas County, Nebraska, more particularly described as follows:

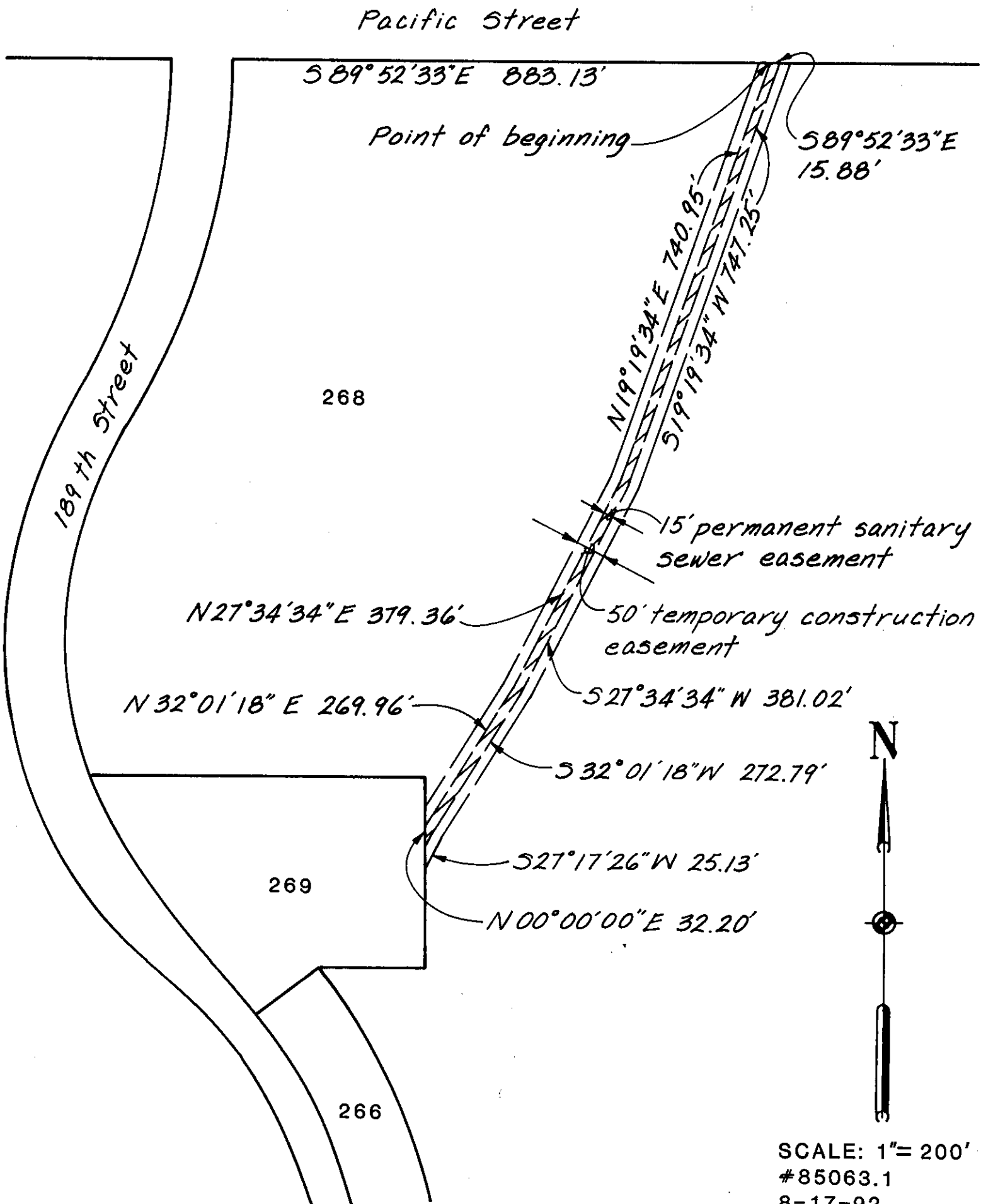
Commencing at the northwest corner of said Lot 268, The Ridges, said point also being the point of intersection of the south right-of-way line of Pacific Street and the easterly right-of-way line of 189th Street; thence  $S89^{\circ}52'33''E$  (assumed bearing), along said south right-of-way line of Pacific Street, a distance of 883.13 feet to the Point of Beginning; thence continuing  $S89^{\circ}52'33''E$ , along said south right-of-way line of Pacific Street, a distance of 15.88 feet; thence  $S19^{\circ}19'34''W$ , a distance of 747.25 feet; thence  $S27^{\circ}34'34''W$ , a distance of 381.02 feet; thence  $S32^{\circ}01'18''W$ , a distance of 272.79 feet; thence  $S27^{\circ}17'26''W$ , a distance of 25.13 feet to a point on the east line of Lot 269, The Ridges; thence  $N00^{\circ}00'00''E$ , along said east line of Lot 269, The Ridges, a distance of 32.20 feet; thence  $N32^{\circ}01'18''E$ , a distance of 269.96 feet; thence  $N27^{\circ}34'34''E$ , a distance of 379.36 feet; thence  $N19^{\circ}19'34''E$ , a distance of 740.95 feet to the Point of Beginning.

August 17, 1992

Prepared By:  
Elliott & Associates  
5316 South 132nd Street  
Omaha, Nebraska, 68137

# EXHIBIT 'A'

## PERMANENT SANITARY SEWER EASEMENT TRACT 'A' S. I. D. NO. 367 DOUGLAS COUNTY, NEBRASKA LOT 268, THE RIDGES



LEGAL DESCRIPTION  
 PERMANENT SANITARY SEWER EASEMENT, TRACT 'B'  
 LOT 268, THE RIDGES

A permanent sanitary sewer easement located in Lot 268, The Ridges, a subdivision located in Section 29, Township 15 North, Range 11 East of the Sixth Principal Meridian, Douglas County, Nebraska, more particularly described as follows:

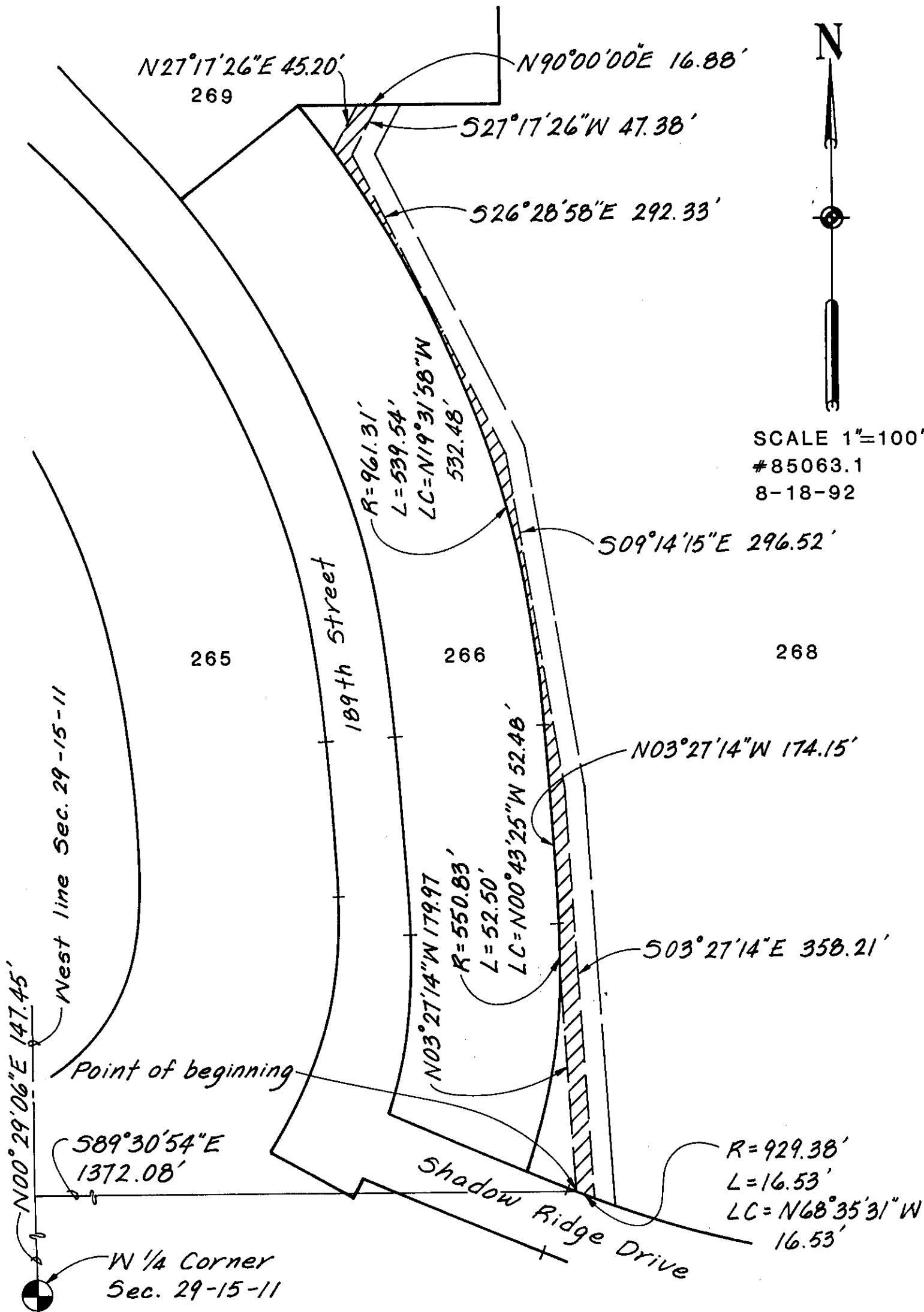
Commencing at the west quarter corner of said Section 29; thence  $N00^{\circ}29'06''E$  (assumed bearing), along the west line of said Section 29, a distance of 147.45 feet; thence  $S89^{\circ}30'54''E$ , a distance of 1372.08 feet to the Point of Beginning, said point also being on the northerly right-of-way line of Shadow Ridge Drive; thence  $N03^{\circ}27'14''W$ , a distance of 179.97 feet to a point on the westerly line of said Lot 268, The Ridges; thence northerly, along said westerly line of Lot 268, The Ridges, on a curve to the left with a radius of 550.83 feet, a distance of 52.50 feet, said curve having a long chord which bears  $N00^{\circ}43'25''W$ , a distance of 52.48 feet; thence  $N03^{\circ}27'14''W$ , along said westerly line of Lot 268, The Ridges, a distance of 174.15 feet; thence northwesterly, along said westerly line of Lot 268, The Ridges, on a curve to the left with a radius of 961.31 feet, a distance of 539.54 feet, said curve having a long chord which bears  $N19^{\circ}31'58''W$ , a distance of 532.48 feet; thence  $N27^{\circ}17'26''E$ , a distance of 45.20 feet to a point on the south line of Lot 269, The Ridges; thence  $N90^{\circ}00'00''E$ , along said south line of Lot 269, The Ridges, a distance of 16.88 feet; thence  $S27^{\circ}17'26''W$ , a distance of 47.38 feet; thence  $S26^{\circ}28'58''E$ , a distance of 292.33 feet; thence  $S09^{\circ}14'15''E$ , a distance of 296.52 feet; thence  $S03^{\circ}27'14''E$ , a distance of 358.21 feet to a point on said northerly right-of-way line of Shadow Ridge Drive; thence northwesterly, along said northerly right-of-way line of Shadow Ridge Drive, on a curve to the right with a radius of 929.38 feet, a distance of 16.53 feet, said curve having a long chord which bears  $N68^{\circ}35'31''W$ , a distance of 16.53 feet to the Point of Beginning.

August 17, 1992

Prepared By:  
 Elliott & Associates  
 5316 South 132nd Street  
 Omaha, Nebraska, 68137

# EXHIBIT "A"

## PERMANENT SANITARY SEWER EASEMENT TRACT 'B' S. I. D. NO. 367 DOUGLAS COUNTY, NEBRASKA LOT 268, THE RIDGES



LEGAL DESCRIPTION  
PERMANENT SANITARY SEWER EASEMENT, TRACT 'C'  
LOT 268, THE RIDGES

A permanent sanitary sewer easement located in Lot 268, The Ridges, a subdivision located in Section 29, Township 15 North, Range 11 East of the Sixth Principal Meridian, Douglas County, Nebraska, more particularly described as follows:

Commencing at the west quarter corner of said Section 29; thence  $N00^{\circ}29'06''E$  (assumed bearing), along the west line of said Section 29, a distance of 103.18 feet; thence  $S89^{\circ}30'54''E$ , a distance of 1903.44 feet to the Point of Beginning, said point also being on the northerly right-of-way line of Shadow Ridge Drive; thence  $N30^{\circ}42'52''E$ , a distance of 149.36 feet; thence  $N48^{\circ}43'40''E$ , a distance of 12.08 feet to a point on the west line of Lot 119, The Ridges; thence  $S00^{\circ}51'28''E$ , along said west line of Lot 119, The Ridges, a distance of 5.48 feet to the southwest corner of said Lot 119, The Ridges; thence  $S14^{\circ}00'14''E$ , along the west line of Lot 120, The Ridges, a distance of 11.93 feet; thence  $S30^{\circ}42'52''W$ , a distance of 133.83 feet to a point on said northerly right-of-way line of Shadow Ridge Drive; thence southwesterly, along said northerly right-of-way line of Shadow Ridge Drive, on a curve to the right with a radius of 929.38 feet, a distance of 20.43 feet, said curve having a long chord which bears  $S77^{\circ}56'52''W$ , a distance of 20.43 feet to the Point of Beginning.

August 18, 1992

Prepared By:  
Elliott & Associates  
5316 South 132nd Street  
Omaha, Nebraska, 68137

# EXHIBIT "A"

## PERMANENT SANITARY SEWER EASEMENT TRACT 'C' S. I. D. NO. 367 DOUGLAS COUNTY, NEBRASKA LOT 268, THE RIDGES

268

119

192 ND STREET WEST LINE SEC. 29-15-11

N48°43'40"E 12.08'

N30°42'52"E 149.36'

Point of beginning

S89°30'54"E  
1903.44'

N00°29'06"E 103.18'

W 1/4 Corner  
Sec. 29-15-11

S00°51'28"E 5.48'

120

S14°00'14"E 11.93'

S30°42'52"W 133.83'

15' permanent sanitary  
sewer easement

50' temporary  
construction  
easement

Shadow Ridge Drive

R=929.38' L=20.43'  
LC=577°56'52"W 20.43'

272

SCALE: 1"=50'  
#85063.1  
8-18-92





LEGAL DESCRIPTION  
PERMANENT SANITARY SEWER EASEMENT, TRACT 'D'  
LOT 268, THE RIDGES

A permanent sanitary sewer easement located in Lot 268, The Ridges, a subdivision located in Section 29, Township 15 North, Range 11 East of the Sixth Principal Meridian, Douglas County, Nebraska, more particularly described as follows:

Beginning at the southeast corner of Lot 33, The Ridges, said point also being on the northerly right-of-way line of Shadow Ridge Drive; thence  $N17^{\circ}44'41''W$  (assumed bearing), along the east line of said Lot 33, The Ridges, a distance of 150.00 feet to the northeast corner of said Lot 33, The Ridges; thence  $N84^{\circ}26'08''W$ , along the north line of Lots 33, 32 and 31, The Ridges, a distance of 241.68 feet; thence  $N02^{\circ}56'56''E$ , a distance of 452.18 feet; thence  $N00^{\circ}00'00''E$ , a distance of 74.71 feet; thence  $N55^{\circ}25'29''E$ , a distance of 146.65 feet; thence  $N21^{\circ}03'59''E$ , a distance of 320.29 feet to a point on the easterly line of said Lot 268, The Ridges; thence  $S00^{\circ}07'39''W$ , along said easterly line of Lot 268, The Ridges, a distance of 10.79 feet; thence  $S59^{\circ}35'58''E$ , along said easterly line of Lot 268, The Ridges, a distance of 11.29 feet; thence  $S21^{\circ}03'59''W$ , a distance of 313.02 feet to a point on said easterly line of Lot 268, The Ridges; thence  $S55^{\circ}25'29''W$ , along said easterly line of Lot 268, The Ridges, a distance of 143.41 feet; thence  $S00^{\circ}00'00''E$ , along said easterly line of Lot 268, The Ridges, a distance of 67.22 feet; thence  $S02^{\circ}56'56''W$ , a distance of 438.23 feet; thence  $S84^{\circ}26'08''E$ , a distance of 237.22 feet; thence  $S17^{\circ}44'41''E$ , a distance of 159.87 feet to a point on said northerly right-of-way line of Shadow Ridge Drive; thence  $S72^{\circ}15'19''W$ , along said northerly right-of-way line of Shadow Ridge Drive, a distance of 15.00 feet to the Point of Beginning.

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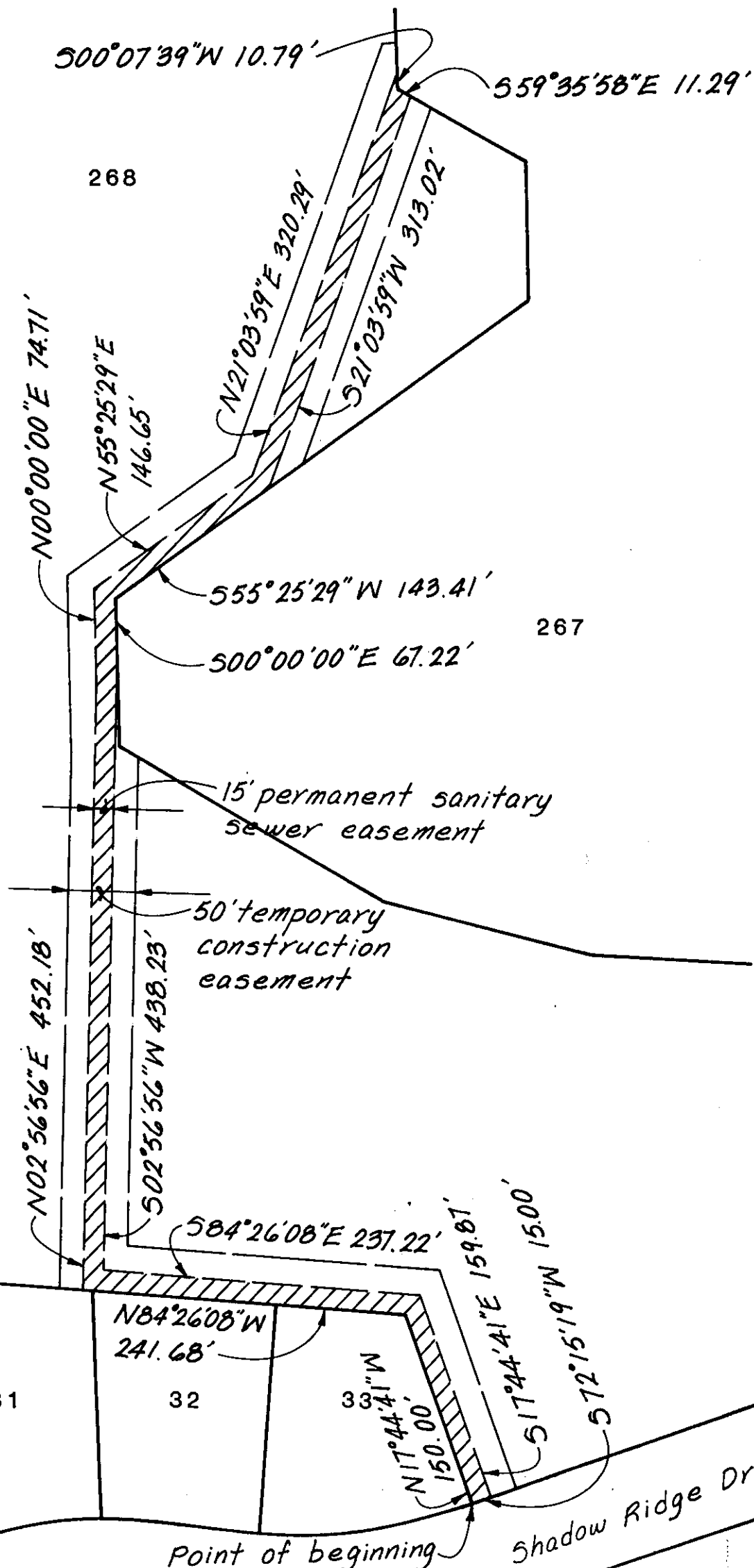
PERMANENT SANITARY SEWER EASEMENT TRACT 'D'  
S. I. D. NO. 367  
DOUGLAS COUNTY, NEBRASKA  
LOT 268, THE RIDGES



SCALE: 1"=100'

#85063.1

8-18-92



PUBLIC WORKS DEPARTMENT  
RIGHT-OF-WAY SECTION SUITE 604  
OMAHA/DOUGLAS CIVIC CENTER  
1819 FARNAM STREET  
OMAHA, NEBRASKA 68183